

of a fractional interest in the entire unpaid mortgage debt is an infant or otherwise incompetent, such consent may be given by his guardian or committee, as the case may be, or if there is no such guardian or committee, then such consent may be given by his next friend, and any consent so given shall be as valid and effective for the purpose of this Act, as if such holder were not under any disability.

SEC. 2. *And be it further enacted*, That this Act shall take effect June 1, 1937.

Approved May 18, 1937.

CHAPTER 174.

AN ACT to re-enact with amendments Section 720A of Article 4 of the Code of Public Local Laws of Maryland (1930 Edition), title "Baltimore City", sub-title "Mortgages" as amended by Chapter 589, of the Acts of 1935, of the General Assembly of Maryland, relating to securing decrees under mortgages containing an assent to such decree for a foreclosure sale, restricting the right of a holder of a fractional interest in the unpaid mortgage debt to secure any decree for a foreclosure sale except as provided in this Act.

SECTION 1. *Be it enacted by the General Assembly of Maryland*, That Section 720A of Article 4 of the Code of Public Local Laws of Maryland (1930 Edition), title "Baltimore City", sub-title "Mortgages" as amended by Chapter 589 of the Laws of 1935 is hereby re-enacted with amendments to follow immediately after Section 720 of said Article 4 and to continue to be known as Section 720A, so as to read as follows:

720A. In any case submitted to either of the Circuit Courts of Baltimore City for the passage of a decree, as provided for in the preceding Section 720 aforesaid, no such decree shall be passed unless the application therefor is made or concurred in by the record holders of not less than 25% of the entire unpaid mortgage debt, it being hereby declared to be the intent of this Section that the holder or holders of a fractional interest in an entire mortgage debt of less than 25% of the entire interest shall not have recourse to the summary and ex parte remedies given under said Section 720. Where any holder of a fractional interest in an entire mortgage debt is an infant or otherwise incompetent, such consent may be given by his guardian or committee, as the case may be, or if